

TOWN OF MIAMI LAKES, FLORIDA

Town Council

Mayor Wayne Slaton

Vice Mayor Mary Collins

Councilmember Roberto Alonso

Councilmember Robert Meador

Councilmember Michael Pizzi

Councilmember Richard Pulido

Councilmember Nancy Simon

MINUTES ZONING COUNCIL MEETING

January 16, 2007

7:00 p.m.

Miami Lakes Middle School

6425 Miami Lakeway North

Miami Lakes, Florida 33014

1. **CALL TO ORDER:** The meeting was called to order at 7:05 p.m. by Mayor Wayne Slaton.
2. **ROLL CALL:** Town Clerk Debra Eastman called the roll with the following Council members present: Robert Meador, Richard Pulido, Nancy Simon, Roberto Alonso, and Mayor Wayne Slaton. Councilmember Michael Pizzi arrived at 7:10 p.m. Vice Mayor Mary Collins was absent.
3. **PLEDGE OF ALLEGIANCE:** The Mayor led the Pledge of Allegiance.
4. **RESOLUTIONS:**

A. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, (APPROVING / DENYING) REQUESTED VARIANCE(S) FILED IN ACCORDANCE WITH THE TOWN DEVELOPMENT CODE TO PERMIT AN ACCESSORY BUILDING TO A SINGLE FAMILY RESIDENCE:

HEARING NUMBER: ZH 07-02 **DEFERRED**

APPLICANT: Pedro Roque & Angela Roque

LOCATION: 14151 N.W. 87 Court, Miami Lakes, Fl.

B. A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF MIAMI LAKES, FLORIDA, (APPROVING / DENYING) REQUESTED VARIANCE(S) FILED IN ACCORDANCE WITH THE TOWN DEVELOPMENT CODE TO PERMIT THE REPLACEMENT OF AN EXISTING FENCE:

HEARING NUMBER: ZH 07-04 **DEFERRED**

APPLICANT: Jorge L. Gonzalez & Ileana L. Fanjul

LOCATION: 14334 N.W. 87 Place, Miami Lakes, Fl.

C. A RESOLUTION OF THE TOWN COUNCIL [APPROVING/ DENYING] A VARIANCE FILED IN ACCORDANCE WITH DIVISION 3.5 OF THE TOWN

LAND DEVELOPMENT CODE TO (1) WAIVE SECTION 5.2.A.3 OF THE LAND DEVELOPMENT CODE TO PERMIT AN ACCESSORY CHICKEE HUT IN THE RU-1 DISTRICT WITH A 3 FOOT REAR SETBACK WHERE 5 FEET IS REQUIRED; AND (2) WAIVE SECTION 5.2.A.3 OF THE LAND DEVELOPMENT CODE TO PERMIT AN ACCESSORY CHICKEE HUT IN THE RU-1 DISTRICT WITH A 4 FOOT INTERIOR SIDE SETBACK WHERE 5 FEET IS REQUIRED (COLLECTIVELY, "THE VARIANCES"), FOR A SINGLE FAMILY RESIDENCE LOCATED AT 14270 SABAL DRIVE, MIAMI LAKES, FLORIDA; PROVIDING FINDINGS; PROVIDING FOR [APPROVAL / DENIAL]; PROVIDING CONDITIONS OF APPROVAL. (Rey)

Town Attorney, Melissa Anderson read a statement giving information regarding the quasi-judicial proceedings. Town Clerk, Debra Eastman asked that anyone in the audience wishing to testify at this meeting stand. The Town Clerk administered the oath.

Ms. Anderson read the title of the resolution into the record. Director of Planning and Zoning, Maria Crowley explained the variance, including the conditions. Ms. Bautista spoke in favor of the variance and offered photographs. In response to a question from Mayor Slaton, Ms. Bautista stated that the conditions were agreeable. There being no one else wishing to speak, the Mayor closed the public hearing.

Councilmember Nancy Simon made a motion for approval of the resolution, including the conditions. The motion received a second from Councilmember Robert Meador. The Mayor called for the vote and all were in favor.

D. A RESOLUTION OF THE TOWN COUNCIL [APPROVING/DENYING] REQUESTED VARIANCE(S) FILED IN ACCORDANCE WITH DIVISION 3.5 OF THE TOWN CODE TO PERMIT A NEW METAL ROOF (THE "VARIANCE"), FOR PROPERTY LOCATED AT 8553 N.W. 164th STREET, MIAMI LAKES, FLORIDA; PROVIDING FINDINGS; PROVIDING FOR [APPROVAL/DENIAL]; PROVIDING CONDITIONS OF APPROVAL. (Rey)

Town Attorney, Melissa Anderson read the title of the resolution into the record. Director of Planning and Zoning, Maria Crowley, explained the request and gave her recommendation to the Council.

Mayor Slaton opened the public hearing and Ms. Whitefield spoke in favor. She explained the hurricane damage and the roof material to be used. She presented a sample of the material, photos of the damage and a petition from her neighbors stating they are in favor of the variance. There being no other speakers, the Mayor closed the public hearing.

Councilmember Roberto Alonso moved for passage of the resolution and it was seconded by Councilmember Nancy Simon. The Mayor called for the vote and all were in favor.

E. A RESOLUTION OF THE TOWN COUNCIL [APPROVING/ DENYING] VARIANCES FILED IN ACCORDANCE WITH DIVISION 3.5 OF THE TOWN

LAND DEVELOPMENT CODE TO PERMIT (1) ACCESSORY STORAGE OF BOATS, PERSONAL WATERCRAFT OR BOAT TRAILER OUTSIDE OF A RESIDENTIAL GARAGE; AND (2) ACCESSORY STORAGE OF A BOAT, IN THE RU-1Z DISTRICT WITH A 0 FOOT SIDE YARD SETBACK WHERE 2 FEET IS REQUIRED (COLLECTIVELY, "THE VARIANCES"), FOR PROPERTY LOCATED AT 9013 N.W. 144 TERRACE, MIAMI LAKES, FLORIDA. (Rey)

Town Attorney, Melissa Anderson, read the title of the resolution into the record. Planning and Zoning Director, Maria Crowley, explained the need for a variance for storage of the boat.

Attorney for Ms. Vilches, Paul Kineski spoke in favor of the variance. He presented photos of the boat storage and presented a petition from the neighbors in approval. Ms. Vilches also spoke in favor of the variance. There being no other speakers, Mayor Slaton closed the public hearing.

Councilmember Michael Pizzi made a motion to approve the resolution. It was seconded by Councilmember Nancy Simon. Councilmember Michael Pizzi spoke in favor of granting the approval. Councilmember Nancy Simon spoke in favor. Mayor Wayne Slaton asked about the deed restrictions and spoke in opposition to the motion. Councilmember Robert Meador spoke in opposition to the motion.

The Mayor called for the vote. The motion failed with the following votes cast:

Councilmember Pulido	No
Councilmember Simon	Yes
Councilmember Alonso	No
Councilmember Pizzi	Yes
Councilmember Meador	No
Vice Mayor Collins	Absent
Mayor Slaton	No

5. FUTURE MEETING DATES:

February 13, 2007 Regular Meeting, 6425 Miami Lakeway North, Miami Lakes 7 PM
February 20, 2007 Zoning Meeting, 6425 Miami Lakeway North, Miami Lakes 7 PM

6. ADJOURNMENT: The meeting adjourned at 8:00 p.m.

Approved this ____ day of ____, 2007

Wayne Slaton, Mayor

Attest:

Debra Eastman, MMC
Town Clerk